

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 3

Property ID: R44571

42/43

Property Information

property address: 1205 S COULTER DR

legal description: SUBER #2, LOT 9-11, PT OF 12 & 13 & PT OF ALLEY

owner name/address: CHAMBERS, MICKEY T

1205 S COULTER DR

BRYAN, TX 77803-4506

full business name: Twin City Auto Sales

land use category: Comm-Ret.

type of business: Auto Sales

current zoning: SC-B

occupancy status: Occup.

lot area (square feet): 35124

frontage along Texas Avenue (feet): 119

lot depth (feet): 145

sq. footage of building: 1500

property conforms to: ☒ min. lot area standards ☐ min. lot depth standards ☒ min. lot width standards

110

285

Improvements

of buildings: 1 building height (feet): 15 # of stories: 1

type of buildings (specify): metal frame

building/site condition: 4

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify)

approximate construction date: accessible to the public: ☒ yes ☐ no

possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no

other improvements: ☒ yes ☐ no (specify) Pipe fencing, carport, temp. structures
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☒ yes ☐ no ☐ dilapidated ☐ abandoned ☒ in-use

of signs: 1 type/material of sign: wood

overall condition (specify): below Avg

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify)

Off-street Parking

improved: ☐ yes ☒ no parking spaces striped: ☐ yes ☒ no # of available off-street spaces:

lot type: ☐ asphalt ☐ concrete ☒ other grass lot

space sizes: sufficient off-street parking for existing land use: ☐ yes ☐ no

overall condition:

end islands or bay dividers: ☐ yes ☐ no:

landscaped islands: ☐ yes ☐ no

Curb Cuts on Texas Avenue

how many: 0 curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☒ yes ☐ no
comments: _____

Outside Storage

☒ yes ☐ no (specify) cars, boats, trailers, automotive tools
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no WLS

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?
☐ yes ☒ no (circle one) residential use residential zoning district
is the property developable when required buffers are observed? ☐ yes ☐ no
if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:
